

153.0

0003

0008.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

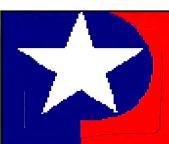
919,100 / 919,100

USE VALUE:

919,100 / 919,100

ASSESSED:

919,100 / 919,100


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
69		BELLINGTON ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: ROSS CHAPMAN &	
Owner 2: SWAMY MEGHNA	
Owner 3:	
Street 1: 71 BELLINGTON ST	
Street 2:	

Twn/Cty:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02476	Type:	

PREVIOUS OWNER
Owner 1: MC CARTHY JOHN J & JEANNE T -
Owner 2: -
Street 1: 71 BELLINGTON ST
Twn/Cty: ARLINGTON
St/Prov: MA
Postal: 02476

NARRATIVE DESCRIPTION
This parcel contains .157 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1935, having primarily Wood Shingle Exterior and 1802 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 4 Bdrrms.

OTHER ASSESSMENTS
Code Descrip/No Amount Com. Int

PROPERTY FACTORS							
Item	Code	Description	%	Item	Code	Description	
Z	R1	SINGLE FA	100	water			
o				Sewer			
n				Electri			
Census:				Exempt			
Flood Haz:							
D				Topo	1	Level	
s				Street			
t				Gas:			

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6840	Sq. Ft.	Site			0	80.	0.91	9									500,163						500,200	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	6840.000	418,300	600	500,200	919,100		101669
							GIS Ref
							GIS Ref
							Insp Date
							04/28/18

PREVIOUS ASSESSMENT								Parcel ID	153.0-0003-0008.0		Date
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	V	Tst	Notes
2022	101	FV	418,300	600	6,840.	500,200	919,100				Year end
2021	101	FV	406,300	600	6,840.	500,200	907,100				Year End Roll
2020	101	FV	406,400	600	6,840.	500,200	907,200				Year End Roll
2019	101	FV	302,200	700	6,840.	468,900	771,800				Year End Roll
2018	101	FV	302,200	700	6,840.	387,600	690,500				Year End Roll
2017	101	FV	302,200	700	6,840.	356,400	659,300				Year End Roll
2016	101	FV	302,200	700	6,840.	325,100	628,000				Year End
2015	101	FV	285,900	700	6,840.	318,900	605,500				Year End Roll

SALES INFORMATION								TAX DISTRICT				PAT ACCT.					
Grantor	Legal Ref	Type	Date	Sale Code		Sale Price	V	Tst	Verif	Notes							
MC CARTHY JOHN	1436-123		6/25/2013	Chgd>Assmt<		642,000	No	No									
MC CARTHY JOHN	1221-37		5/15/2000	Family			No	No									
	673-155		1/1/1901				No	No	N								

BUILDING PERMITS												ACTIVITY INFORMATION											
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name											
1/7/2010	15	Re-Roof	7,000													4/28/2018	Meas/Inspect	BS	Barbara S				
																10/30/2008	Meas/Inspect	163	PATRIOT				
																12/23/1999	Inspected	264	PATRIOT				
																11/30/1999	Mailer Sent						
																11/23/1999	Measured	272	PATRIOT				
																1/1/1982		MS					

Sign:	VERIFICATION OF VISIT NOT DATA	/	/	/
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